

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$ 450.00

Parcel Identifier No. 6-220-A-SCT2-069 Verified by \_\_\_\_\_ County on the \_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_  
By: \_\_\_\_\_

Mail/Box to: Bobby L. Stricklin, Stricklin Law Firm, P.A., 448 U. S. Highway 70 W., Havelock, NC 28532

This instrument was prepared by: Stricklin Law Firm, P.A., 448 U. S. Highway 70 W., Havelock, NC 28532

Brief description for the Index: LOT 69, SEC 2, Cherry

THIS DEED made this 16th day of February, 2022, by and between

**GRANTOR**

Jesse Rivera and spouse,  
Kristi Lee Sholl  
35 Cherokee Drive  
Havelock, NC 28532

**GRANTEE**

Michael R. Bandura and spouse,  
Makayla Bandura  
105 Daniels Court  
Havelock, NC 28532

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot, parcel of land or condominium unit situated in the City of Havelock, Six (6) Township, Craven County, North Carolina and more particularly described as follows:

See Attached

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3708 page 1239. All or a portion of the property herein conveyed X includes or     does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book    A    page    41-B   .

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

Easements and Restrictions of record.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

\_\_\_\_\_ (Entity Name) Jesse Rivera (SEAL)  
 Print/Type Name: Jesse Rivera

By: \_\_\_\_\_ Kristi Lee Sholl (SEAL)  
 Print/Type Name & Title: \_\_\_\_\_  
 Print/Type Name: Kristi Lee Sholl

By: \_\_\_\_\_ (SEAL)  
 Print/Type Name & Title: \_\_\_\_\_  
 Print/Type Name: \_\_\_\_\_

By: \_\_\_\_\_ (SEAL)  
 Print/Type Name & Title: \_\_\_\_\_  
 Print/Type Name: \_\_\_\_\_

State of North Carolina - County or City of Craven

I, the undersigned Notary Public of the County or City of Craven and State aforesaid, certify that Jesse Rivera and spouse Kristi Lee Sholl personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 16th day of February, 20 22.

My Commission Expires: \_\_\_\_\_  
 (Affix Seal) September 25, 2024

Bobby J. Stricklin Notary Public  
 Notary's Printed or Typed Name

State of \_\_\_\_\_ - County or City of \_\_\_\_\_

I, the undersigned Notary Public of the County or City of \_\_\_\_\_ and State aforesaid, certify that \_\_\_\_\_ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

My Commission Expires: \_\_\_\_\_  
 (Affix Seal)

**BOBBY J STRICKLIN  
 NOTARY PUBLIC  
 CRAVEN COUNTY  
 STATE OF NORTH CAROLINA**

\_\_\_\_\_  
 Notary's Printed or Typed Name

State of \_\_\_\_\_ - County or City of \_\_\_\_\_

I, the undersigned Notary Public of the County or City of \_\_\_\_\_ and State aforesaid, certify that \_\_\_\_\_ personally came before me this day and acknowledged that he is the \_\_\_\_\_ of \_\_\_\_\_, a North Carolina or \_\_\_\_\_ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

My Commission Expires: \_\_\_\_\_  
 (Affix Seal)

\_\_\_\_\_  
 Notary's Printed or Typed Name

## ATTACHMENT 'A'

All that certain lot or parcel of land lying and being situate in the City of Havelock, Number Six (6) Township, Craven County, North Carolina and being more particularly described as follows:

Being all of Lot 69 as shown on a Plat entitled "Revised Plan of Section 2-Cherry Subdivision" by Floyd L. Suitt, Jr., RLS, such plat being recorded in Plat Cabinet A, Slide 41-B, Craven County Registry.

This conveyance is made subject to those certain restrictive and protective covenants recorded in Book 831, Page 118, Craven County Registry, as amended by instrument recorded in Book 842, Page 47, Craven County Registry.

6-220-A-SCT2-069

RIVERA22-051